

MINOR SUBDIVISION
PROPERTY SURVEY FOR
ERIC ROSS
SEC 34, T2S, R1W
UINTAH SPECIAL BASE AND MERIDIAN

DESCRIPTION OF HOME PARCEL

Commencing at the Southwest Corner of Section 34, Township 2 South, Range 1 West of the Uintah Special Base and Meridian;
Thence North 00°14'34" East 349.00 feet along the West line of said SW1/4 of said SW1/4;
Thence North 40°24'42" East 497.20 feet to the TRUE POINT OF BEGINNING;
Thence North 40°24'42" East 257.17 feet;
Thence North 04°32'41" East 387.53 feet to the North line of said aliquot part;
Thence South 22°45'51" East 252.14 feet along the centerline of the existing County Road and extension thereof to the PC of a curve;
Thence Southerly 168.11 feet along said centerline along a curve to the right, said curve having a central angle of 17°30'44" and a radius of 550.00 feet, with a chord which bears South 14°00'28" East, 167.45 feet;
Thence South 84°44'54" West 33.00 feet to the right-of-way line of said County Road;
Thence South 25°35'33" West 174.34 feet;
Thence South 57°03'38" West 175.04 feet;
Thence North 49°40'15" West 105.52 feet to the TRUE POINT OF BEGINNING, containing 1.77 acres. Said parcel being subject to that portion being used by the County Road right-of-way.

DESCRIPTION OF REMAINDER

Commencing at the Southwest Corner of Section 34, Township 2 South, Range 1 West of the Uintah Special Base and Meridian;
Thence North 0°14'34" East (North, by record) 200.00 feet along the West line of the SW1/4 of the SW1/4 of said Section to the TRUE POINT OF BEGINNING;
Thence North 86°47'29" East (East, by record) 214.39 feet along the South line of that parcel described on page 248, Book A-84 of deeds, on file in the Duchesne County Recorder's office;
Thence East 92.49 feet along said South line to the centerline of the existing county road;
Thence North 76°34'58" East 175.43 feet to the PC of a curve to the left, said curve having a radius of 185.00 feet and a central angle of 70°50'53";
Thence 228.76 feet along said curve (the chord of said curve bearing North 41°09'32" East 214.46 feet);
Thence North 5°44'05" East 397.23 feet to the PC of a curve to the left, said curve having a radius of 550.00 feet and a central angle of 10°59'11";
Thence 105.46 feet along said curve (the chord of said curve bearing North 00°14'30" East, 105.30 feet);
Thence South 84°44'54" West 33.00 feet to the right-of-way line of said County Road;
Thence South 25°35'33" West 174.34 feet;
Thence South 57°03'38" West 175.04 feet;
Thence North 49°40'15" West 105.52 feet;
Thence South 40°24'42" West 497.20 feet to said West line;
Thence South 00°14'34" West 149.00 feet to the TRUE POINT OF BEGINNING, containing 5.88 acres. Said parcel being subject to that portion being used as County Road right-of-way.

NARRATIVE

This survey was performed at the request of Eric Ross for the purpose of dividing his property into the two parcels shown on this plat. This property had been previously surveyed in 2000 and is recorded in the Duchesne County Surveyor's office with file no. 1003. That survey was used as the basis for the parcel division covered by this plat.

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH }
COUNTY OF DUCHESNE } SS

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE _____ DAY OF _____, 20____, AT _____ O'CLOCK _____ M, AND IS DULY RECORDED.

FILING NO. _____ COUNTY RECORDER _____

SURVEYOR'S CERTIFICATE

This is to certify that this plat was prepared from the field notes and electronic data collector files of an actual survey made by me, or under my personal supervision, of the parcel of land shown hereon, and that the monuments indicated were found or set during said survey, and that this plat accurately represents said survey to the best of my knowledge.

DUCHESNE COUNTY PLANNING DEPARTMENT APPROVAL

APPROVED AS A MINOR SUBDIVISION ON
THIS _____ DAY OF _____ OF 20____.

MICHAEL HYDE
DUCHESNE COUNTY COMMUNITY DEVELOPMENT DIRECTOR

N 90°00'00" E 1319.22'

Jerry D. Allred, Professional Land Surveyor,
Certificate No. 148951, (Utah)

Co. Surveyor's File # 1872

JERRY D. ALLRED AND ASSOCIATES
SURVEYING CONSULTANTS
121 NORTH CENTER ST. -- P.O. BOX 975
DUCHESNE, UTAH 84021
(435) 738-5352

30 APR 2007 07-100-025

| NUMBER | IC | CD | T' | R' | L' | LC' |
|--------|-----------|---------------|--------|--------|--------|--------|
| C1 | 66°28'48" | S 56°00'14" E | 147.46 | 225.00 | 261.07 | 246.67 |
| C2 | 28°29'56" | S 08°30'53" E | 139.68 | 550.00 | 273.57 | 270.76 |
| C3 | 70°50'53" | S 41°09'32" W | 131.59 | 185.00 | 228.76 | 214.46 |
| C4 | 12°08'19" | S 32°39'50" W | 19.67 | 185.00 | 39.19 | 39.12 |
| C5 | 37°50'59" | S 57°39'29" W | 63.43 | 185.00 | 122.21 | 120.00 |
| C6 | 62°24'42" | S 39°27'26" E | 72.69 | 120.00 | 130.71 | 124.35 |
| C7 | 19°20'13" | S 80°19'53" E | 76.67 | 450.00 | 151.87 | 151.15 |
| C8 | 78°11'18" | S 37°29'19" W | 81.25 | 100.00 | 136.46 | 126.12 |
| C9 | 44°37'20" | S 22°45'02" W | 139.93 | 340.99 | 265.56 | 258.90 |

SCALE: 1"=100'



NORTH

